

This Instrument prepared by:

Alliance Title & Escrow, LLC
8289 Cordova Road, Suite 101
Cordova, TN 38018
901-333-7999

11/22/10 10:13:05
DK W BK 647 PG 212
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WARRANTY DEED

THIS INDENTURE, made and entered into this 29th day of October, 2010, by and between Carla S. Wright and Frank Wright (Grantor) party of the first part, and Robert R. Rowland Sr, a married man (Grantee) party of the second part.

WITNESSETH: That for the consideration hereinafter expressed the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of DeSoto State of MS:

Lot 165, SOUTHAVEN PINES SUBDIVISION, First Addition, located in Section 31, Township 1 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 28, Page 9, in the Office of the Chancery Clerk of DeSoto County, Mississippi

Property Address:
829 Knotty Pine Cove
Southaven, MS 38654

Being the same property conveyed to Carla S. Wright and husband Frank Wright by Warranty Deed on 02/29/00 from Brenda J. Tillison , recorded on 03/03/00, in Book 368, Page 454, in the Chancery Clerk in the Office of DeSoto County, MS

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, Robert R. Rowland Sr, heirs and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he/she/ they is/are lawfully seized in fee of the aforescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the same is unencumbered, except as set forth hereinabove and except for any taxes for the current year which are not yet due and payable, and for subsequent years, which the Grantee hereby assumes and agrees to pay and that the title and quiet possession thereto he/she/they will warrant and forever defend against the lawful claims of all persons.

THE CONSIDERATION for this conveyance is as follows: Ten (\$10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Carla S. Wright and Frank Wright

STATE OF Tennessee
COUNTY OF DeSoto

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, Carla S cWright and Frank Wright the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, this 29th day of October, 2010,

My commission expires:



Notary Public

Jamie M. Warren

STATE OF Tennessee
COUNTY OF Shelby

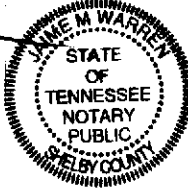
I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is \$148,700.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

[Signature]
Affiant

Subscribed and sworn to before me this the 29th day of October, 2010.

[Signature]
Notary Public

My commission expires:



(SPACE BELOW THIS LINE FOR NOTARIAL AND RECORDING DATA ONLY)

PROPERTY ADDRESS:

829 Knotty Pine Cove
Southaven, MS 38671

Rowland

Ph # 901-230-7248

Ph # NA

Address 829 Knotty Pine
Southaven, MS 38671

Wright

Ph # 660-2-430-1299

Ph # 660-2-438-1000

Address 892 Knotty Pine
Southaven MS 38671

MAIL TAX NOTICES TO:

Robert R. Rowland Sr
829 Knotty Pine Cove
Southaven, MS 38671

NAME AND ADDRESS OF PROPERTY OWNERS:

Robert R. Rowland Sr
829 Knotty Pine Cove
Southaven, MS 38671

THIS INSTRUMENT PREPARED BY:

Alliance Title & Escrow, LLC
8289 Cordova Road, Suite 101
Cordova, TN 38018

RETURN TO:

Alliance Title

TAX PARCEL NO.: 10779-3104-0165